



36 Wharfedale Place, Harrogate, North Yorkshire, HG2 0AY

£200,000

Guide Price

36 Wharfedale Place, Harrogate, North Yorkshire, HG2 0AY

An attractive stone fronted, middle of terrace property, providing generous accommodation and situated in this popular and convenient location, close to the town centre and will served by local amenities.

This charming property now offers buyers the opportunity to update and modernise the accommodation to suit their own requirements and comprises a sitting room, kitchen and shower room on the ground floor with two bedrooms on the first floor. There is also a large loft providing storage and with potential to create additional accommodation subject to obtaining the necessary consents. To the rear of the property there is a courtyard garden.

Wharfedale Place is a popular residential street, situated within the Harlow Hill area of Harrogate, well served by excellent local amenities and schooling, and is just a short distance from Harrogate town centre, with beautiful open countryside on its doorstep. Offered for sale with no onward chain.





GROUND FLOOR

SITTING ROOM

A spacious reception room with brick fireplace and gas fire.

KITCHEN

With a range of fitted units and space for appliances.

BATHROOM

With WC, basin and shower.

FIRST FLOOR

There are two good size bedrooms on the first floor.

LOFT

A ladder provides access to a large loft, providing useful storage, space, and with potential to provide additional accommodation, subject to obtaining the necessary consents.

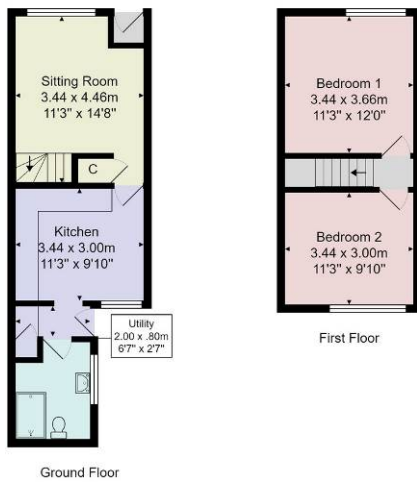
OUTSIDE

There is a courtyard garden to the rear.

Tenure - Freehold

Council Tax Band - C





Total Area: 60.2 m² ... 648 ft²
All measurements are approximate and for display purposes only.
No liability is accepted by either the agency or Box Property Solutions Ltd as to the exact measurements of the rooms.
Box Property Solutions Ltd retains the copyright on this plan and allows agents to use it with agreed permission.

Verity Frearson

26 Albert Street, Harrogate,
North Yorkshire, HG1 1JT

For all enquiries contact us on:

01423 562531

sales@verityfrearson.co.uk